

State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Tommy G. Thompson, Governor
George E. Meyer, Secretary
William R. Selbig, Regional Director

Peshtigo Service Center
101 N. Ogden Road P.O. Box 208
Peshtigo, Wisconsin 54157
Telephone 715-582-5000
FAX 715-582-5005

October 8, 1999

Ms. Ann Hogan
Mountain Area Ambulance Service
15623 Island Lake Road
Mountain, WI 54157

Subject: Case Closure: Mountain Ambulance

Dear Ms. Hogan:

On June 21, 1998 the Department notified Mountain Ambulance that closure for this site was accepted pending the filing of a groundwater use restriction and proper abandonment of all monitoring wells. On June 8, 1999 we received the monitoring well abandonment forms from your consultant, Northern Environmental. On July 20, 1999 the groundwater use restriction was filed with the Oconto County Register of Deeds and this information was transmitted to us on August 11, 1999.

Since Mountain Ambulance has complied with all of the Department's requirements for final closure, the case file on this site is officially closed. We appreciate your efforts on this matter. If you have any questions about this letter, please contact me at (715) 582 - 5048.

Sincerely,

Mike Netzer, P.G., Hydrogeologist
Remediation & Redevelopment Program - Peshtigo

CC: Lynelle Caine: Northern Environmental, 954 Circle Drive, Green Bay, WI 54304-5537
Dee Zoellner - DCOMM
Bruce Urben - NER

452475

CORRECTION DEED

(New Town of Mountain)

VOL 710 PAGE 00

Grantor: Town of Armstrong of Oconto County
 Wisconsin by Carol Woulf, said towns duly
 authorized clerk.

REGISTER OF DEEDS
 OCONTO COUNTY
 AT 10:45 O'CLOCK *am*

SEP 10 1997

Loralee Lasley
 REGISTER

and claims to
 Grantees: Town of Riverview and Town of Doty
 of Oconto County, each an undivided 1/3 interest
 with Grantor, Town of Armstrong retaining an
 undivided 1/3 interest.
 the following described real estate in Oconto County,
 State of Wisconsin:

RETURN TO *AMY JAMES H. PLIER*
11999 BURN LN.
CRIVITZ, WI 54114

Lots 2,3,4,5,6,7,8, Block 4 of Frost's Addition
 to the village of Mountain EXCEPT A STRIP 10 feet
 wide lying along the Southeast boundary of Lot 2
 that adjoins Lot 1; (All of the above being part
 of the W.1/2 of the NW 1/4 Section 11 Township 31
 North, Range 16 East.)

Tax Parcel Not

This deed corrects and replaces Vol. 713 at page 324

FEE
 # 77.25 (29)
 EXEMPT

This *not* homestead property.
 (is) (is not)

Dated this *5th* day of *September*, 19 *97*.

Carol Woulf

(SEAL)

(SEAL)

Clerk, Town of Mountain
(Town of Armstrong)

(SEAL)

(SEAL)

AUTHENTICATION

ACKNOWLEDGMENT

Signatures(s)

STATE OF WISCONSIN

certificated this ... day of ... 19...

Oconto County. 55.
Personally came before me this 5th day of September 1997 the above named Town of Armstrong, Now Mountain, Oconto County, Wisconsin by said

that adjoins Lot 1, (All of the above being part of the W.1/2 of the NW 1/4 Section 11 Township 31 North, Range 16 East.) Tax Parcel No:

This deed connects and replaces Vol. 713 at page 324

FEE
77.25 (2g)
EXEMPT

This Not homestead property.
(is) (is not)

Done this 5th day of September 1997

Carol Woulf (SEAL) (SEAL)
Clerk, Town of Mountain
(formerly Armstrong) (SEAL) (SEAL)

AUTHENTICATION

Signature(s)

authenticated this ... day of ... 19...

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not authorized by § 706.04, Wis. Stats.)

THIS INSTRUMENT WAS PREPARED BY

Attorney James H. Plier

1003062

ACKNOWLEDGMENT

STATE OF WISCONSIN

Oconto County. 55.
Personally came before me this 5th day of September 1997 the above named Town of Armstrong, Now Mountain, Oconto County, Wisconsin by said Towns duly authorized clerk Carol Woulf

to me known to be the person who executed the foregoing instrument and acknowledge the same.

James H. Plier



**aaron
associales**

Registered Wisconsin Land Surveyors

5830 DONEGAL LANE
OCONTO FALLS, WI 54154
414-848-8284

JN 91-1278 Fbk 67

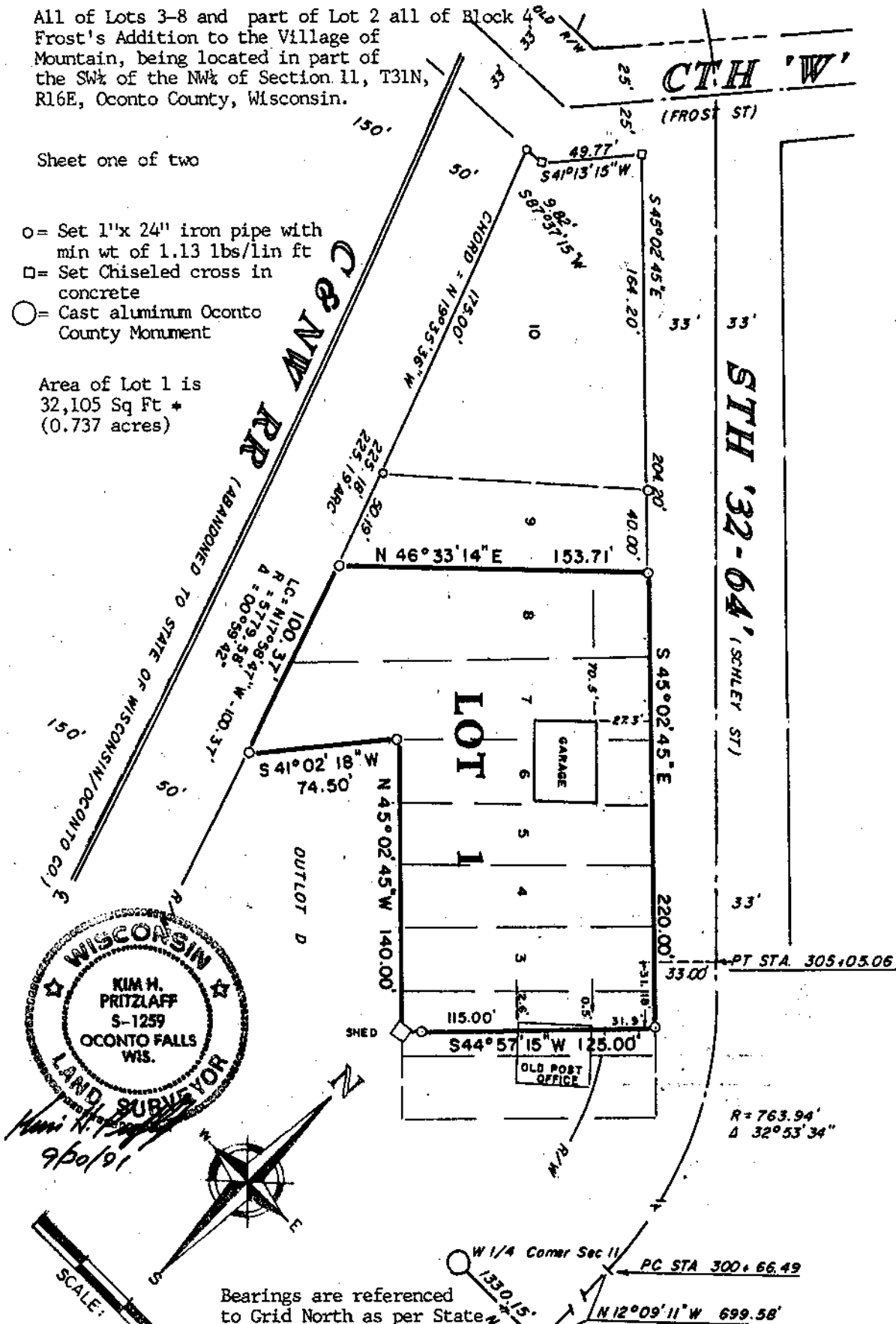
CERTIFIED SURVEY MAP NO. 1687

All of Lots 3-8 and part of Lot 2 all of Block 4²⁰
Frost's Addition to the Village of
Mountain, being located in part of
the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 11, T31N,
R16E, Oconto County, Wisconsin.

Sheet one of two

- = Set 1"x 24" iron pipe with min wt of 1.13 lbs/lin ft
- = Set Chiseled cross in concrete
- = Cast aluminum Oconto County Monument

Area of Lot 1 is
32,105 Sq Ft *
(0.737 acres)





Stock No. 26273

SURVEYOR'S CERTIFICATE

I, Kim H Pritzlaff, Registered Land Surveyor, hereby certify: that by the order and under the direction of the Mountain Area Ambulance Service, owners, I have surveyed and mapped all of Lots 3 through 8 and the northwesterly 20 feet of Lot 2, all of Block 4 of Frost's Addition to the Village of Mountain, being located in part of the Southwest quarter of the Northwest quarter of Section 11, Township 31 North, Range 16 East, Oconto County, Wisconsin.

That the within map is a true and correct representation of the exterior boundaries of the lands surveyed and mapped, and that I have fully complied with the provisions of chapter 236.34 of the Wisconsin Statutes in the surveying and mapping of same.

Dated this 30th day of September, 1991.

Kim H. Pritzlaff
 Kim H Pritzlaff, RLS No. 1259



APPROVED BY THE Oconto County Zoning Office this 1st day of Oct, 1991.

Barbara V. Wadley
 Oconto County Zoning Administrator

SURVEYOR'S NOTE: Due to a lack of monumentation of the Frost Plat and recent highway construction in past years, the northeasterly boundaries of Block 4 have been obliterated. Therefore, the boundaries of Block four were computed from the record angles and distances of the block and Wisconsin D.O.T. data information along the railroad. Record distances of 175 feet along the westerly line of Lot 10 and 74.50 ft. along the easterly line of Lot 7 were used to verify and stake the afore described parcel. The resulting dimensions of the block fit within tolerances of the record dimensions.

VOL 10 PAGE 154
 OF C.S. Maps

394280

REGISTER OF DEEDS

OCONTO COUNTY

AT 1:30 O'CLOCK PM

OCT 1 1991

Joyce A. Behling
 REGISTER

479192

Document Number

GROUNDWATER USE RESTRICTION

VOL 780 PAGE 77

REGISTER OF DEEDS
OCONTO COUNTY
AT 2:15 O'CLOCK PM

JUL 29 1999

Loralee Lasley
REGISTERDeclaration of Restrictions

Legal Description of the Property: In re: 13965 State Highway 32-64, Mountain, Wisconsin, also identified as Lot 1 on Certified Survey Map No. 1687, Vol. 10, Page 154 of the certified survey maps of the Oconto County Register of Deeds office, also identified as all of Lots 3 - 8, and part of Lots 2,3,4,5,6,7,8 Block 4 of Frost's Addition to the village of Mountain EXCEPT A STRIP 10 FEET wide lying along the Southeast boundary of Lot 2 that adjoins Lot 1; (ALL of the above being part of the W 1/2 of the NW 1/4, Section 11 Township 31 North, Range 16 East) that adjoins Lot 1, (All of the above being part of the W 1/2 of the NW 1/4, Section 11, Township 31 North, Range 16 East)

(as it appears on the most recent deed)

Recording Area

Name and Return Address

Jerry Elbe, President

Mountain Ambulance

13965 State Highway 32 - 64

Mountain, WI 54159

STATE OF WISCONSIN

COUNTY OF OCONTO

I, the undersigned Register of Deeds in and for Oconto County, do hereby certify that this is a true and correct copy of the original record on file in the Oconto County Register of Deeds Office, Oconto, Wisconsin.

SS

Witness my hand and seal on July 29, 1999.

Loralee Lasley, Register of Deeds

Parcel Identification Number (PIN)

WHEREAS, the ~~Town of Armstrong~~, the Town of Riverview and the Town of Doty are the owner of the above-described property.

WHEREAS, one or more petroleum (gasoline) discharges have occurred at this property. Petroleum contaminated groundwater above NR 140 enforcement standards exists on this property at the following location: Monitoring well MW - 1100 contains Benzene at concentrations that are above the Ch. NR 140 Wisconsin Administrative Code enforcement standard. The enforcement standard for this compound is 5 µg/L (micrograms per Liter) and monitoring well MW - 1100 contains Benzene at a concentration of 7.5 µg/L. Location of this monitoring well is provided on Figure 1 and 2, attached and made part of this restriction.

WHEREAS, it is the desire and intention of the property owner to impose on the property restrictions which will make it unnecessary to conduct additional soil or groundwater remediation activities on the property at the present time.

WHEREAS, natural attenuation has been approved by the Department of Natural Resources to remediate groundwater exceeding ch. NR 140 groundwater standards within the boundaries of this property.

WHEREAS, construction of wells where the water quality exceeds the drinking water standards in ch. NR 809 is restricted by ch. NR 811 and ch. NR 812. Special well construction standards or water treatment requirements, or both, or well construction prohibitions may apply.

NOW THEREFORE, the owner hereby declares that all of the property described above is held and shall be held, conveyed or encumbered, leased, rented, used, occupied and improved subject to the following limitation and restrictions:

Anyone who proposes to construct or reconstruct a well on this property is required to contact the Department of Natural Resources' Bureau of Drinking Water and Groundwater, or its successor agency, to determine what

specific prohibitions or requirements are applicable, prior to constructing or reconstructing a well on this property. No well may be constructed or reconstructed on this property unless applicable requirements are met.

This restriction is hereby declared to be a covenant running with the land and shall be fully binding upon all persons acquiring the above-described property whether by descent, devise, purchase or otherwise. This restriction benefits and is enforceable by, the Wisconsin Department of Natural Resources, its successors and assigns. The Department, its successors or assigns, may initiate proceedings at law or in equity against any person or persons who violate or are proposing to violate this covenant, to prevent the proposed violation or to recover damages for such violation.

Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Natural Resources or its successor issue a determination that the restrictions set forth in this covenant are no longer required. Upon receipt of such a request, the Wisconsin Department of Natural Resources shall determine whether or not the restrictions contained herein can be extinguished. If the Department determines that the restrictions can be extinguished, an affidavit, with a copy of the Department's written determination, may be recorded to give notice that this groundwater use restriction is no longer binding.

IN WITNESS WHEREOF, the owners of the property has executed this Declaration of Restrictions, this 20th day of

July, 1999.

By signing this document the following individual(s) acknowledges that [he/she] is duly authorized to sign this document on behalf of the Town of Armstrong, the Town of Riverview and the Town of Doty.

For the Town of Armstrong

Signature: _____

Printed Name: _____

Title: _____

*NO LONGER OWNER OF
PROPERTY*

For the Town of Riverview

Signature: *Vernon Schneider*

Printed Name: VERNON SCHNEIDER

Title: CHAIRMAN

For the Town of Doty

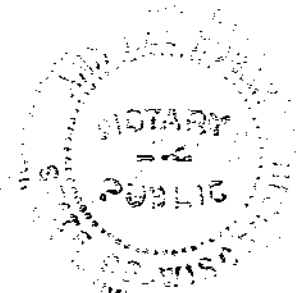
Signature: *Betty Schmitzer*

Printed Name: BETTY SCHMITZER

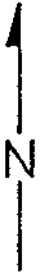
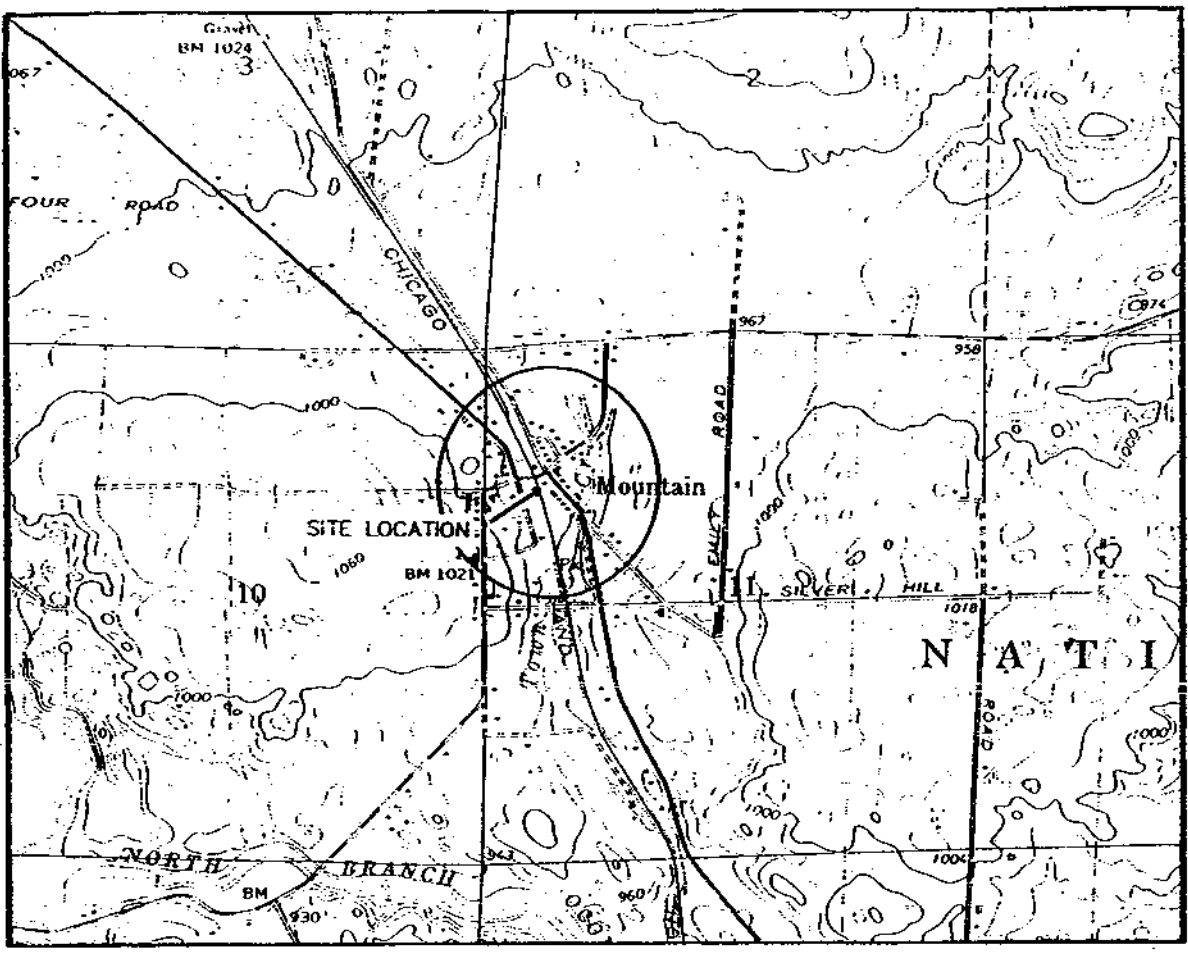
Title: CHAIRMAN

Subscribed and sworn to before me
this 20th day of JULY, 1999

[Signature]
Notary Public, State of Wisconsin
My commission May 19, 2002



This document was drafted by the Wisconsin Department of Natural Resources.



SCALE IN FEET

1" = 2000'



CONTOUR INTERVAL 10 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929

LEGEND

- BOUNDARY FOR WATER SUPPLY WELLS WITHIN A 1200' RADIUS OF SITE



QUADRANGLE LOCATION

BASE MAP SOURCE: USGS MOUNTAIN, WISCONSIN 7.5 MINUTE QUADRANGLE

DRAWN BY: PDK PROJECT: WTA330446 DATE: 10/10/96

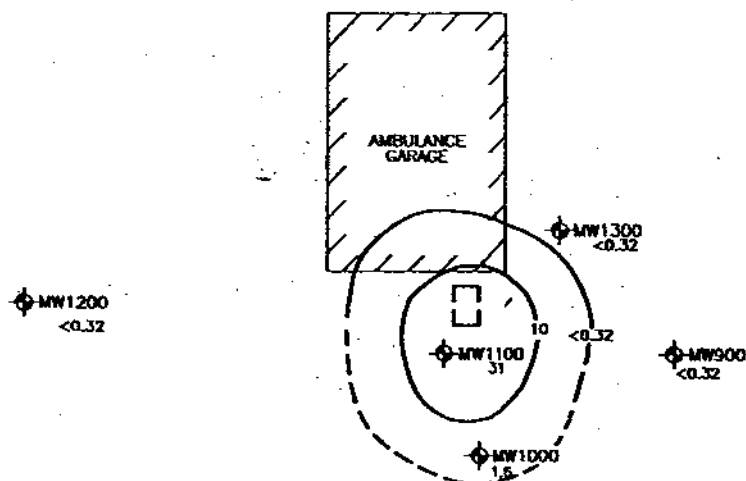
REV. DATE THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL, INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.

FIGURE 1

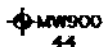
SITE LOCATION AND LOCAL TOPOGRAPHY
MOUNTAIN AMBULANCE
MOUNTAIN, WISCONSIN

Northern Environmental
Hydrologists • Engineers • Geologists

FOR: TOWNSHIPS OF RIVERVIEW, ARMSTRONG AND DOTY



LEGEND



MONITORING WELL LOCATION AND NUMBER WITH
BENZENE RESULT IN UG/L
NA = NOT ANALYZED



FORMER 500-GALLON UNLEADED GASOLINE LUST

PROPERTY LINE

BOUNDARY BETWEEN DIFFERING SURFACE MATERIALS

ISOCONCENTRATION LINE OF BENZENE IN GROUND WATER;
DASHED WHERE INFERRED



SCALE IN FEET



DRAWN BY: LFC

PROJECT: MTA-0446

DATE: 7/7/98

REV. DATE

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NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH
IT IS EXPRESSLY FURNISHED.

Northern Environmental
Hydrologists - Engineers - Geologists

FIGURE 2
MONITORING WELL LOCATIONS AND ESTIMATED
EXTENT OF BENZENE IN GROUND WATER (6/3/98)
MOUNTAIN AMBULANCE
MOUNTAIN, WISCONSIN

FOR: TOWNSHIPS OF RIVERVIEW, ARMSTRONG AND DOTY

Table 1 Ground-Water Analytical Results, Mountain Ambulance, Mountain, WI

Relevant and Significant Analytical Results (µg/l)														
Well ID	Data Sampled	GRO	Lead	Benzene	n-Butylbenzene	Ethylbenzene	Isopropylbenzene	MTBE	Naphthalene	n-Propylbenzene	Toluene	1,2,4-Trimethylbenzene	1,3,5-Trimethylbenzene	Xylenes
MW990	WCNR PAL (µg/l)	NE	15	0.5	NE	140	NE	12	8	NE	68.6	NE	NE	124
	WCNR ES (µg/l)	NE	15	5	NE	700	NE	60	40	NE	343	NE	NE	620
	12/05/96	< 100	< 3	< 0.26	1.8	0.56	< 0.38	< 0.22	0.7	0.46	1.3	3.7	1.5	3.7
	05/07/97	---	---	< 0.21	---	< 0.68	---	< 0.21	---	---	< 1.5	< 1	< 0.86	< 1.8
	08/07/97	---	---	< 0.21	---	< 0.68	---	< 0.21	< 1	---	< 1.5	< 1	< 0.86	< 1.8
MW1000	03/09/98	---	---	< 0.21	---	< 0.68	---	< 0.21	< 1	---	< 1.5	< 1	< 0.86	< 1.8
	06/03/98	---	---	< 0.32	---	< 0.34	---	< 0.31	< 0.88	---	< 0.35	< 0.35	< 0.64	< 1
	12/05/96	< 100	< 3	8.8	2.9	1.4	< 0.36	2.5	1	0.75	3.1	5.6	2.2	7.8
	05/07/97	---	---	---	---	< 0.68	---	4.9	---	---	< 1.5	< 1	< 0.86	< 1.8
	08/07/97	---	---	---	---	< 0.68	---	2.3	< 1	---	< 1.5	< 1	< 0.86	< 1.8
MW1100	03/09/98	---	---	---	---	< 0.68	---	2	< 1	---	< 1.5	< 1	< 0.86	< 1.8
	06/03/98	---	---	---	---	< 0.34	---	0.68	< 0.88	---	< 0.35	< 0.35	< 0.64	< 1
	12/05/96	1600	< 3	58	17	55	7.2	0.68	43	13	23	120	48	200
	05/07/97	---	---	44	---	16	---	8.6	< 1	---	4.4	18	5.4	37
	08/07/97	---	---	7.5	---	< 0.66	---	1	< 1	---	< 1.5	< 1	1.5	< 1.8
MW1200	03/09/98	---	---	---	---	18	---	3.3	< 1	---	3	8.9	9.5	37
	06/03/98	---	---	31	---	2.6	---	0.98	< 0.88	---	1.1	2	1.6	3.7
	12/05/96	< 100	< 3	< 0.26	0.53	< 0.32	< 0.36	< 0.22	< 1	< 0.41	< 0.69	0.86	< 0.57	< 1.23
	05/07/97	---	---	< 0.21	---	< 0.68	---	< 0.21	---	---	< 1.5	< 1	< 0.86	< 1.8
	08/07/97	---	---	< 0.21	---	< 0.66	---	< 0.21	< 1	---	< 1.5	< 1	< 0.86	< 1.8
MW1300	03/09/98	---	---	< 0.21	---	< 0.68	---	< 0.21	< 1	---	< 1.5	< 1	< 0.86	< 1.8
	06/03/98	---	---	< 0.32	---	< 0.34	---	< 0.31	< 0.88	---	< 0.35	< 0.35	< 0.64	< 1
	03/07/97	< 100	< 1	< 0.21	< 0.36	< 0.68	< 0.38	1.4	< 1	< 0.4	< 1.5	< 1	< 0.86	< 1.8
	05/07/97	---	---	< 0.21	---	< 0.66	---	< 0.21	---	---	< 1.5	< 1	< 0.86	< 1.8
	08/07/97	---	---	< 0.21	---	< 0.66	---	< 0.21	< 1	---	< 1.5	< 1	< 0.86	< 1.8
Private Well	03/09/98	---	---	< 0.21	---	< 0.68	---	< 0.21	< 1	---	< 1.5	< 1	< 0.86	< 1.8
	06/03/98	---	---	< 0.32	---	< 0.34	---	< 0.31	< 0.88	---	< 0.35	< 0.35	< 0.64	< 1
	05/07/97	---	---	< 0.21	< 0.38	< 0.66	< 0.38	< 0.21	< 1	< 0.4	< 1.5	< 1	< 0.86	< 1.8
	03/09/98	---	---	< 0.21	---	< 0.66	---	< 0.21	< 1	---	< 1.5	< 1	< 0.86	< 1.8
	08/03/98	---	---	< 0.32	---	< 0.34	---	< 0.31	< 0.88	---	< 0.35	< 0.35	< 0.64	< 1

GRO = Gasoline Range Organics
 MTBE = Methyl-Tertiary Butyl Ether
 µg/l = micrograms per liter
 WCNR = Wisconsin Department of Natural Resources
 PAL = Preventive Action Limit
 ES = Enforcement Standard
 NE = Not established by WCNR
 = Analyte detected between Limit of Detection and Limit of Quantification
 = Not analyzed
 = WCNR Preventive Action Limit Exceeded
 = WCNR Enforcement Standard Exceeded

